

Message Text

UNCLASSIFIED

PAGE 01 TEHRAN 02431 200749Z
ACTION FBOE-00

INFO OCT-01 NEA-10 ISO-00 /011 W
-----200751Z 015913 /11
P 200700Z MAR 77
FM AMEMBASSY TEHRAN
TO SECSTATE WASHDC PRIORITY 1692

UNCLAS TEHRAN 2431

E.O. 11652: N/A
TAGS: AFSP ABLD ASEC
SUBJ: REAL PROPERTY - ISFAHAN

REF 6 FAM 721.3

1. HAVE LOCATED JOINT-USE CONSULATE AND CONSUL RESIDENCE PROPERTY ON PAHLAVI AVENUE JUST WEST OF SHAHPOUR--ACROSS THE STREET FROM RED LION AND SUN HOSPITAL.
2. LAND AREA IS APPROX 11,000 SQ FT WITH A TWO-STORY, FULL-BASEMENT RESIDENTIAL STRUCTURE OF APPROX 8000 GROSS SQ FT NEARING COMPLETION.
3. WITH MINOR CHANGES WHICH LANDLORD AGREES TO PERFORM, 2000 SQ FT OF BASEMENT AND 300 SQ FT OF FLOOR ABOVE BASEMENT PROVIDE GOOD, FUNCTIONAL CONSULATE SPACE. REMAINING 5700 SQ FT PROVIDES 5-BEDROOM, 3 BATH RESIDENCE WITH AMPLE ENTERTAINMENT AREAS, LARGE KITCHEN, STORAGE, ETC.
4. CONSULATE TRAFFIC ENTERS FROM PAHLAVI, A WIDE MAJOR STREET WITH ADEQUATE PUBLIC TRANSPORTATION AND PARKING. ENTRANCE TO THE RESIDENCE PORTION IS EITHER FROM ANOTHER GATE ON PAHLAVI OR FROM WALLED 6-8 CAR PRIVATE PARKING AREA AT THE REAR OF THE PROPERTY.
5. CONSUL MARSHALL CONCURS. RSO BANNERMAN PARTICIPATED IN HOUSE-

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HUNTING EXPEDITION AND ENDORSES ACQUISITION FROM A SECURITY VIEW-POINT.

6. RENT IS 300,000 RIALS PER MONTH (\$4255 MONTHLY OR \$51,060 PER ANNUM). COMBINED RENTALS PRESENT CONSULATE AND RESIDENCE \$3972 MONTHLY OR \$47,659 ANNUALLY.

7. CAN VACATE PRESENT PROPERTIES WITH 90-DAY NOTICE, THE APPROXIMATE TIME NEEDED TO PREPARE NEW SITE FOR OCCUPANCY.

8. BELIEVE CAN NEGOTIATE PAYMENT QUARTERLY IN ADVANCE.

9. REQUEST APPROVAL ASAP PER REFERENCE FOR LEASE THE ANNUAL PAYMENT OF WHICH IS \$51,060.

10. FOR NEA/EX: CAN ABSORB FUNDING IF QUARTERLY PAY AND REFUNDS FROM OLD PROPERTIES ARE TIMELY.

MIKLOS

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Message Attributes

Automatic Decaptioning: X
Capture Date: 01-Jan-1994 12:00:00 am
Channel Indicators: n/a
Current Classification: UNCLASSIFIED
Concepts: n/a
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Sent Date: 20-Mar-1977 12:00:00 am
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Decaption Note:
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Disposition Approved on Date:
Disposition Case Number: n/a
Disposition Comment:
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Disposition Event:
Disposition History: n/a
Disposition Reason:
Disposition Remarks:
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Enclosure: n/a
Executive Order: N/A
Errors: N/A
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From: TEHRAN
Handling Restrictions: n/a
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Original Classification: UNCLASSIFIED
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Original Previous Classification: n/a
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Review Release Date: n/a
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Review Withdrawn Fields: n/a
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Secure: OPEN
Status: NATIVE
Subject: REAL PROPERTY - ISFAHAN
TAGS: AFSP, ABLD, ASEC
To: STATE
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